

IN RE: PETITION FOR ADMIN. VARIANCE * BEFORE THE
N/S Village Green Drive, E of Offutt Road *
(9994 Village Green Drive) * DEPUTY ZONING COMMISSIONER
2nd Election District *
2nd Councilmanic District * OF BALTIMORE COUNTY

Charles R. Nelson, et ux * Case No. 99-250-A
Petitioners *
*

* * * * *

FINDINGS OF FACT AND CONCLUSIONS OF LAW

This matter comes before the Deputy Zoning Commissioner for consideration of a Petition for Administrative Variance filed by the owners of the subject property, Charles R. and Valerie D. Nelson. The Petitioners seek relief from Section 400.3 of the Baltimore County Zoning Regulations (B.C.Z.R.) to permit an accessory structure (detached garage) with a height of 19 feet in lieu of the maximum allowed 15 feet. The subject property and relief sought are more particularly described on the site plan submitted which was accepted into evidence and marked as Petitioner's Exhibit 1.

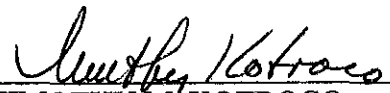
The Petitioners have filed the supporting affidavits as required by Section 26-127 (b)(1) of the Baltimore County Code. The subject property having been posted and there being no requests for a public hearing, a decision shall be rendered based upon the documentation contained within the case file. Based upon the information available, there is no evidence in the file to indicate that the requested variances would adversely affect the health, safety or general welfare of the surrounding community and should therefore be granted. In the opinion of the Deputy Zoning Commissioner, the information, pictures, and affidavits submitted provide sufficient facts that comply with the requirements of Section 307.1 of the B.C.Z.R. Furthermore, strict compliance with the B.C.Z.R. would result in practical difficulty and/or unreasonable hardship upon the Petitioners.

ORDER RECEIVED FOR FILING
Date 11/3/99
By [Signature]

Pursuant to the posting of the property and the provisions of both the Baltimore County Code and the B.C.Z.R. having been met, and for the reasons set forth above, the relief requested should be granted.

THEREFORE, IT IS ORDERED by the Deputy Zoning Commissioner for Baltimore County this 13th day of January, 1999 that the Petition for Administrative Variance seeking relief from Section 400.3 of the Baltimore County Zoning Regulations (B.C.Z.R.) to permit an accessory structure (detached garage) with a height of 19 feet in lieu of the maximum allowed 15 feet, in accordance with Petitioner's Exhibit 1, be and is hereby GRANTED, subject, however, to the following restrictions:

- 1) The Petitioners may apply for their building permit and be granted same upon receipt of this Order; however, Petitioners are hereby made aware that proceeding at this time is at their own risk until the 30-day appeal period from the date of this Order has expired. If an appeal is filed and this Order is reversed, the relief granted herein shall be rescinded.
- 2) The Petitioner shall not allow or cause the accessory structure to be converted to a second dwelling unit and/or apartments. The addition (garage, barn, etc.) shall contain no living or sleeping quarters, and no kitchen or bathroom facilities.
- 3) When applying for a building permit, the site plan and landscaping plan filed must reference this case and set forth and address the restrictions of this Order.


TIMOTHY M. KOTROCO
Deputy Zoning Commissioner
for Baltimore County

TMK:bjs

ORDER RECEIVED FOR FILING

Date 1/13/99

By [Signature]



Baltimore County
Zoning Commissioner
Office of Planning

Suite 405, County Courts Bldg.
401 Bosley Avenue
Towson, Maryland 21204
410-887-4386

January 13, 1999

Mr. & Mrs. Charles E. Nelson
9994 Village Green Drive
Woodstock, Maryland 21163

RE: PETITION FOR ADMINISTRATIVE VARIANCE
N/S Village Green Drive, E of Offutt Road
(9994 Village Green Drive)
2nd Election District – 2nd Councilmanic District
Charles R. Nelson, et ux - Petitioners
Case No. 99-250-A

Dear Mr. & Mrs. Nelson:

Enclosed please find a copy of the decision rendered in the above-captioned matter. The Petition for Administrative Variance has been granted, in accordance with the attached Order.

In the event any party finds the decision rendered is unfavorable, any party may file an appeal to the County Board of Appeals within thirty (30) days of the date of this Order. For further information on filing an appeal, please contact the Zoning Administration and Development Management office at 887-3391.

Very truly yours,

A handwritten signature in cursive script, reading "Timothy Kotroco".

TIMOTHY M. KOTROCO
Deputy Zoning Commissioner
for Baltimore County

TMK:bjs

cc: People's Counsel; Case File





Petition for Administrative Variance

to the Zoning Commissioner of Baltimore County

for the property located at 9994 Village Green DR
which is presently zoned R.C.5

This Petition shall be filed with the Dept. of Permits & Development Management

The undersigned, legal owner(s) of the property situate in Baltimore County and which is described in the description and plat attached hereto and made a part hereof, hereby petition for a Variance from Section(s) 400.3 to Permit a Detached Accessory Structure in the Rear Yard to have a Height of 19 Ft. in lieu of the Required 15 Ft

of the Zoning Regulations of Baltimore County, to the Zoning Law of Baltimore County; for the following reasons: (indicate hardship or practical difficulty)

SEE REVERSE.

Property is to be posted and advertised as prescribed by Zoning Regulations.

I, or we, agree to pay expenses of above Variance advertising, posting, etc., upon filing of this petition, and further agree to and are to be bound by the zoning regulations and restrictions of Baltimore County adopted pursuant to the Zoning Law for Baltimore County.

Contract Purchaser/Lessee:

CHARLES E NELSON
(Type or Print Name)

Charles E Nelson
Signature

9994 VILLAGE GREEN DR
Address

Woodstock MD 21163
City State Zipcode

Attorney for Petitioner.

(Type or Print Name)

I/We do solemnly declare and affirm, under the penalties of perjury, that I/we are the legal owner(s) of the property which is the subject of this Petition

Legal Owner(s).

Valerie Nelson
(Type or Print Name)

Valerie Nelson
Signature

(Type or Print Name)

Signature

410-496-4587
Address Phone No

City State Zipcode
Name, Address and phone number of representative to be contacted

Name

Address Phone No

Signature

Address Phone No.

City State Zipcode

A Public Hearing having been requested and/or found to be required, it is ordered by the Zoning Commissioner of Baltimore County, this ____ day of _____, 19____ that the subject matter of this petition be set for a public hearing, advertised, as required by the Zoning Regulations of Baltimore County, in two newspapers of general circulation throughout Baltimore County, and that the property be reposted.

Zoning Commissioner of Baltimore County

REVIEWED BY: JON DATE: 12-16-98

ESTIMATED POSTING DATE: 12-27-98



Printed with Soybean Ink
on Recycled Paper

ITEM #: 250

ORDER RECEIVED FOR FILING

Date 1/13/99

Affidavit in support of Administrative Variance

The undersigned hereby affirms under the penalties of perjury to the Zoning Commissioner of Baltimore County, as follows:

That the information herein given is within the personal knowledge of the Affiant(s) and that Affiant(s) is/are competent to testify thereto in the event that a public hearing is scheduled in the future with regard thereto.

That the Affiant(s) does/do presently reside at 9994 Village Green Drive
address
Woodstock, MD 21163
City State Zip Code

That based upon personal knowledge, the following are the facts upon which I/we base the request for an Administrative Variance at the above address: (indicate hardship or practical difficulty)

On 09-09-98 inspector Hohn aproved the framing of my garage
which included the trussels. At that point, based on his approval
I proceeded to complete the garage with the roofing, shingles,
windows, doors, garage door and the gutters. The next inspector
came to inspect the gutters and at that time he told me that the
trussels were too high. I cannot return the trussels to the building
supply co. nor will they give me a refund. The garage was already
complete when the inspector arrived and I the owner cannot financial
(see next page)

That Affiant(s) acknowledge(s) that if a protest is filed, Affiant(s) will be required to pay a reposting and advertising fee and may be required to provide additional information.

Charles E Nelson
(signature)
Charles E NELSON
(type or print name)



Valerie D Nelson
(signature)
Valerie D Nelson
(type or print name)

STATE OF MARYLAND, COUNTY OF BALTIMORE, to wit:

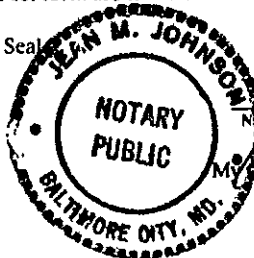
I HEREBY CERTIFY, this 20th day of September, 19 98, before me, a Notary Public of the State of Maryland, in and for the County aforesaid, personally appeared

Charles Nelson

the Affiants(s) herein, personally known or satisfactorily identified to me as such Affiantt(s), and made oath in due form of law that the matters and facts hereinabove set forth are true and correct to the best of his/her/their knowledge and belief.

AS WITNESS my hand and Notarial Seal

Sept. 20, 1998
date



Jean M. Johnson
My Commission Expires: 5/01/01

Affidavit in support of Administrative Variance

The undersigned hereby affirms under the penalties of perjury to the Zoning Commissioner of Baltimore County, as follows:

That the information herein given is within the personal knowledge of the Affiant(s) and that Affiant(s) is/are competent to testify thereto in the event that a public hearing is scheduled in the future with regard thereto.

That the Affiant(s) does/do presently reside at 9994 Village Green Drive
address
Woodstock MD 21163
City State Zip Code

That based upon personal knowledge, the following are the facts upon which I/we base the request for an Administrative Variance at the above address: (indicate hardship or practical difficulty)

On 9-9-98 inspector Hahn approved the framing of my garage which included the trussels. At that point, based on his approval I proceeded to complete the project with the roofing, shingles, window doors, and the gutters. The next inspector came to inspect the gutters & at that time told me that the trussels were too high. I cannot return the trussels to the building supply co, or will they give me a refund. The Garage was completed when the inspector arrived and I the owner cannot afford or am otherwise able to start all over again & have other financial obligations.

That Affiant(s) acknowledge(s) that if a protest is filed, Affiant(s) will be required to pay a reposting and advertising fee and may be required to provide additional information.

Charles E Nelson
(signature)
CHARLES E NELSON
(type or print name)



Valerie D Nelson
(signature)
Valerie D Nelson
(type or print name)

STATE OF MARYLAND, COUNTY OF BALTIMORE, to wit

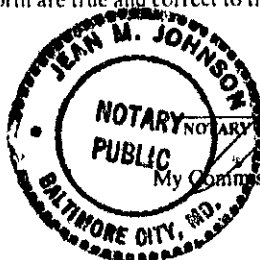
I HEREBY CERTIFY, this 20th day of September, 19 98, before me, a Notary Public of the State of Maryland, in and for the County aforesaid, personally appeared

Charles Nelson

the Affiants(s) herein, personally known or satisfactorily identified to me as such Affiant(s), and made oath in due form of law that the matters and facts hereinabove set forth are true and correct to the best of his/her/their knowledge and belief.

AS WITNESS my hand and Notarial Seal.

Sept. 20, 1998
date



My Commission Expires: 5/01/01



Petition for Administrative Variance

to the Zoning Commissioner of Baltimore County

for the property located at 9994 Village Green Dr

which is presently zoned R.C.5

This Petition shall be filed with the Dept. of Permits & Development Management

The undersigned, legal owner(s) of the property situate in Baltimore County and which is described in the description and plat attached hereto and made a part hereof, hereby petition for a Variance from Section(s) 400.6.3 To Permit A Detached Accessory Structure in the Rear Yard to have a height of 19 Ft. in lieu of the required 15 Ft.

of the Zoning Regulations of Baltimore County, to the Zoning Law of Baltimore County; for the following reasons: (indicate hardship or practical difficulty)

SEE RECORDS

Property is to be posted and advertised as prescribed by Zoning Regulations.

I, or we, agree to pay expenses of above Variance advertising, posting, etc., upon filing of this petition, and further agree to and are to be bound by the zoning regulations and restrictions of Baltimore County adopted pursuant to the Zoning Law for Baltimore County.

Contract Purchaser/Lessee

Charles E Nelson
(Type or Print Name)

Charles E Nelson
Signature

9994 Village Green Dr
Address

Woodstock MD 21163
City State Zipcode

Attorney for Petitioner

(Type or Print Name)

Signature

Address Phone No

City State Zipcode

I/We do solemnly declare and affirm, under the penalties of perjury, that I/we are the legal owner(s) of the property which is the subject of this Petition

Legal Owner(s)

Charlie Nelson
(Type or Print Name)

Charlie Nelson
Signature

(Type or Print Name)

Signature

Address Phone No

City State Zipcode
Name, Address and phone number of representative to be contacted

Name

Address Phone No

A Public Hearing having been requested and/or found to be required, it is ordered by the Zoning Commissioner of Baltimore County, this ____ day of _____, 19____ that the subject matter of this petition be set for a public hearing, advertised, as required by the Zoning Regulations of Baltimore County, in two newspapers of general circulation throughout Baltimore County and that the property be reposted

Zoning Commissioner of Baltimore County

REVIEWED BY: SMJ

DATE: 12-16-98

ESTIMATED POSTING DATE:

12-27-98

Printed with Soybean Ink
on Recycled Paper

ITEM #:

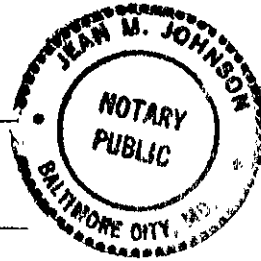
250

Page 2

Afford to start over on this project. Due to other financial obligations, I have exhausted all other funds at this time.

I also feel that the error in this building is in no way an obstruction to my neighbors. The 3 houses around my property are all on one or more acres of land. (see diagram inclosed).

Jean M. Johnson, Notary
My commission exp. 5/01/01



ORDER RECEIVED FOR FILING
Date 11/13/99
By [Signature]

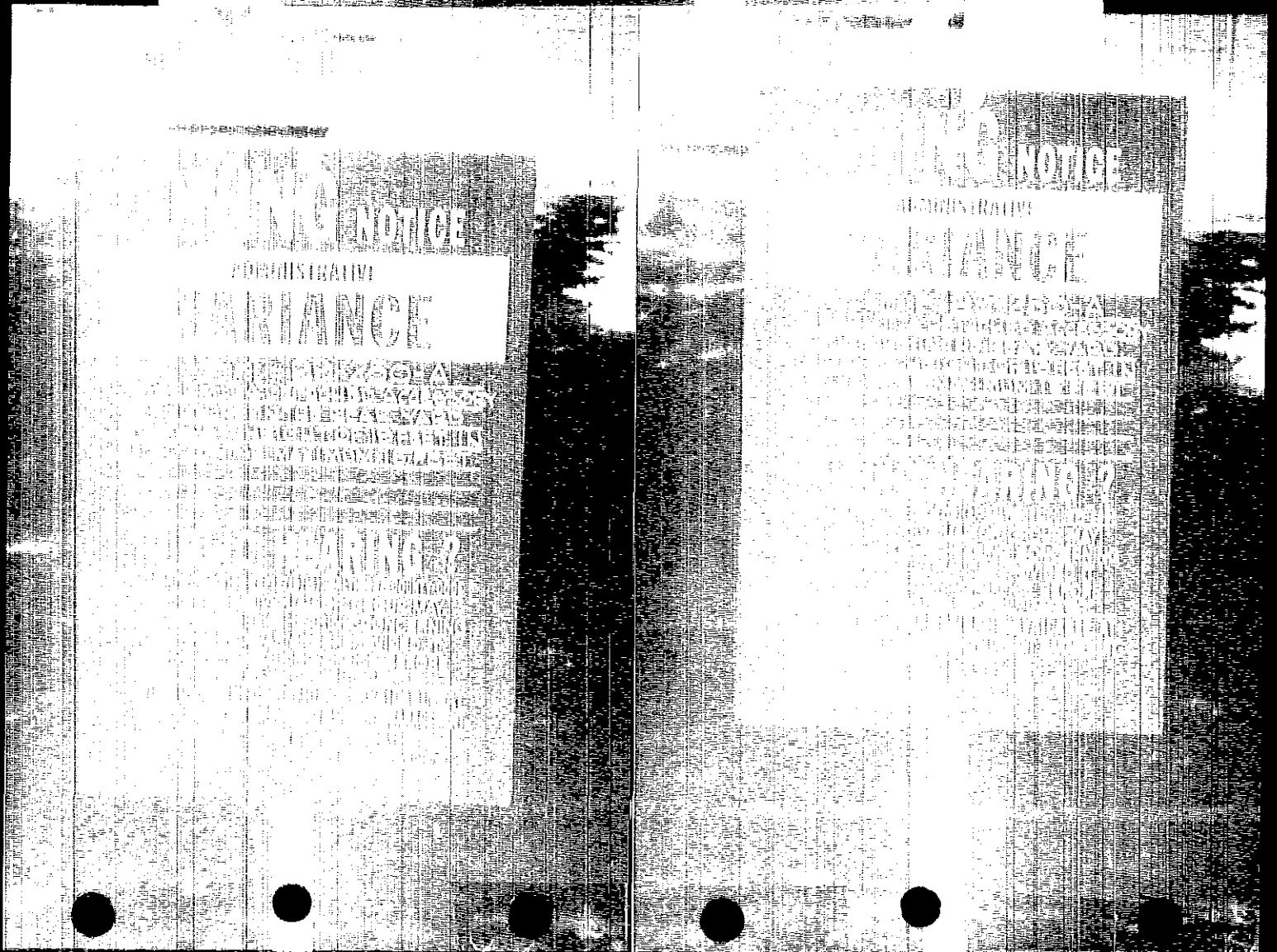
zoning Description for 9994 Village Green Drive.

BEING KNOWN AND DESIGNATED as Lot Thirty-Six (36), as shown on the Plat entitled, "Plat 1, Section 3, EDRIK MANOR", which Plat is recorded among the Land Records of Baltimore County, Maryland in Plat Book No. 68, folio 126. The improvements thereon being known as 9994 Village Green Drive, Woodstock, Maryland 21163.

BEING the same parcel of ground which by deed dated August 25, 1997 and recorded among the Land Records of Baltimore County, Maryland in Liber No. 12486, folio 531 was granted and conveyed by Edrik Enterprises unto Harvard Homes, L.L.C., the Grantors herein.

CONTAING 1.109 AC, LOCATED IN THE AND ELECTION DISTRICT
IN THE AND ELECTION DISTRICT.

99-250-A



BALTIMORE COUNTY, MARYLAND
OFFICE OF BUDGET & FINANCE
MISCELLANEOUS RECEIPT

No. 062409

DATE 12 16 98 ACCOUNT KCC1 C150

AMOUNT \$ 50.00

RECEIVED FROM: C. NALLS & DAVID NELSON

FOR: Admin. OAL. \$50

DISTRIBUTION

WHITE - CASHIER

PINK - AGENCY

YELLOW - CUSTOMER

500

PAID RECEIPT

PROCESS ACTUAL TIME
12/17/1998 12/16/1998 15:50:51
BY: WSO2 CASHIER JRIC JMK DRAWER 2
5 MISCELLANEOUS CASH RECEIPT

Receipt # 073894 O/LN
CR NO. 062409

50.00 CASH
Baltimore County, Maryland

99-250-A

CASHIER'S VALIDATION

CERTIFICATE OF POSTING

RE: Case No.: 99-250-A

Petitioner/Developer: _____

MR. CHARLES NELSON

Date of Hearing/Closing: JAN. 11, 1999

Baltimore County Department of
Permits and Development Management
County Office Building, Room 111
111 West Chesapeake Avenue
Towson, MD 21204

Attention: Ms. Gwendolyn Stephens

Ladies and Gentlemen:

This letter is to certify under the penalties of perjury that the necessary sign(s) required by law
were posted conspicuously on the property located at _____

9994 VILLAGE GREEN ROAD

The sign(s) were posted on DEC. 26, 1998
(Month, Day, Year)

Sincerely,

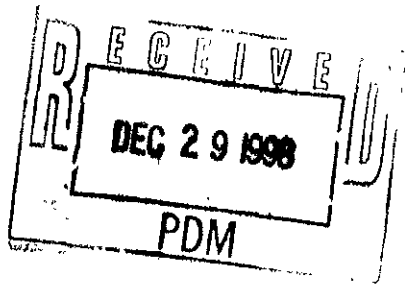
Garland E. Moore
(Signature of Sign Poster and Date)

GARLAND E. MOORE
(Printed Name)

3225 RYERSON CIRCLE
(Address)

BALTIMORE, MD. 21227
(City, State, Zip Code)

(410) 242-4263
(Telephone Number)



ADMINISTRATIVE VARIANCE INFORMATION SHEET AND DATES

Case Number 99- 250 -A Address 9994 Village Green Dr.
Contact Person: JOHN R. ALEXANDER Phone Number: 410-887-3391
Planner, Please Print Your Name
Filing Date: 12-16-98 Posting Date: 12-27-98 Closing Date: 1-11-99

Any contact made with this office regarding the status of the administrative variance should be through the contact person (planner) using the case number.

1. **POSTING/COST:** The petitioner must use one of the sign posters on the approved list (on the reverse side of this form) and the petitioner is responsible for all printing/posting costs. Any reposting must be done only by one of the sign posters on the approved list and the petitioner is again responsible for all associated costs. The zoning notice sign must be visible on the property on or before the posting date noted above. It should remain there through the closing date.
2. **DEADLINE:** The closing date is the deadline for an occupant or owner within 1,000 feet to file a formal request for a public hearing. Please understand that even if there is no formal request for a public hearing, the process is not complete on the closing date.
3. **ORDER:** After the closing date, the file will be reviewed by the zoning or deputy zoning commissioner. He may: (a) grant the requested relief; (b) deny the requested relief; or (c) order that the matter be set in for a public hearing. You will receive written notification (typically within 7 to 10 days of the closing date) as to whether the petition has been granted, denied, or will go to public hearing. The order will be mailed to you by First Class mail.
4. **POSSIBLE PUBLIC HEARING AND REPOSTING:** In cases that must go to a public hearing (whether due to a neighbor's formal request or by order of the zoning or deputy zoning commissioner), notification will be forwarded to you. The sign on the property must be changed giving notice of the hearing date, time and location. As when the sign was originally posted, certification of this change and a photograph of the altered sign must be forwarded to this office.

(Detach Along Dotted Line)

Petitioner: This Part of the Form is for the Sign Poster Only

USE THE ADMINISTRATIVE VARIANCE SIGN FORMAT

Case Number 99- 250 -A Address 9994 Village Green Drive
Petitioner's Name CHARLES & VALENTINE NELSON Telephone 410-496-4587
Posting Date: 12-27-98 Closing Date: 1-11-99
Wording for Sign: To Permit A Detached Accessory Structure of
19 FT. 6 IN. HIGH. OF THE REQUIRED 15 FT.

COPY GIVEN WCR - Revised 7/2/98
TO APPLICANT.

BALTIMORE COUNTY DEPARTMENT OF PERMITS AND DEVELOPMENT MANAGEMENT
ZONING REVIEW

APPROVED SIGN POSTERS

Stacy Gardner
Shannon-Baum Signs, Inc.
105 Competitive Goals Drive
Eldersburg, MD 21784

Telephone: 410-781-4000
Toll Free: 800-368-2295
Fax: 410-781-4673

Richard Hoffman
904 Dellwood Drive
Fallston, MD 21047

Telephone: 410-879-3122

Garland E. Moore
3225 Ryerson Circle
Baltimore, MD 21227

Telephone: 410-242-4263
Mobile: 410-382-4470

Tom Ogle
325 Nicholson Road
Baltimore, MD 21221

Telephone: 410-687-8405
Mobile: 410-262-8163
Fax: 410-687-4381

Patrick M. O'Keefe, Sr.
523 Penny Lane
Hunt Valley, MD 21030

Telephone: 410-666-5366
Cell: 410-905-8571
Fax: 410-628-2574
410-882-2469

Linda M. Jones
Daft-McCune-Walker, Inc.
200 East Pennsylvania Avenue
Towson, MD 21286

Telephone: 410-296-3333
Fax: 410-296-4705

THE PETITIONER MUST USE ONE OF THE SIGN POSTERS ON THIS APPROVAL LIST. ANY REPOSTING MUST BE ALSO BE DONE BY ONE OF THESE APPROVED POSTERS. IF YOU WISH TO SELECT A POSTER NOT SHOWN ON THE LIST ABOVE, PRIOR APPROVAL BY THE DEPARTMENT OF PERMITS AND DEVELOPMENT MANAGEMENT/ZONING REVIEW IS REQUIRED.

THIS DEPARTMENT IS NOT ASSOCIATED WITH ANY OF THE ABOVE POSTERS, NOR DO WE RECOMMEND ANY SPECIFIC ONE. WE DO SUGGEST THAT YOU CONTACT A NUMBER OF THEM TO COMPARE PRICES SINCE THEIR CHARGES MAY VARY.

WCR - Revised 10/21/98

250



Baltimore County
Department of Permits and
Development Management

Development Processing
County Office Building
111 West Chesapeake Avenue
Towson, Maryland 21204
pdmlandacq@co.ba.md.us

January 11, 1999

Mr. Charles E. Nelson
9994 Village Green Drive
Woodstock, MD 21163

RE: Item No.: 250
Case No.: 99-250-A
Location: 9994 Village Green Dr.

Dear Mr. Nelson:

The above referenced petition was accepted for processing by the Bureau of Zoning Review, Department of Permits and Development Management (PDM), on December 16, 1998.

The Zoning Advisory Committee (ZAC), which consists of representatives from several Baltimore County approval agencies, has reviewed the plans that were submitted with your petition. All comments submitted thus far from the members of the ZAC are attached. These comments are not intended to indicate the appropriateness of the zoning action requested, but to ensure that all parties (zoning commissioner, attorney, petitioner, etc.) are made aware of plans or problems with regard to the proposed improvements that may have a bearing on this case. All comments will be placed in the permanent case file.

If you need further information or have any questions regarding these comments, please do not hesitate to contact the commenting agency.

Very truly yours,

A handwritten signature in cursive script, reading "W. Carl Richards, Jr.", followed by a large, stylized flourish.

W. Carl Richards, Jr.
Zoning Supervisor
Zoning Review

WCR:ggs

Enclosures

Come visit the County's Website at www.co.ba.md.us



AN
111

BALTIMORE COUNTY, MARYLAND

INTER-OFFICE CORRESPONDENCE

TO: Arnold Jablon, Director
Department of Permits
and Development Management

Date: January 4, 1999

FROM: Arnold F. 'Pat' Keller, III, Director
Office of Planning

SUBJECT: Zoning Advisory Petitions


ITEM NO. 250

The Office of Planning supports the applicant's request subject to the following condition:

The petitioners or subsequent owners shall not allow or cause the accessory structure to be converted to a second dwelling unit and/or apartment. The structure shall contain no living or sleeping quarters, and no kitchen or bathroom facilities.

If there should be any questions or this office can provide additional information, please contact Jeffrey Long in the Office of Planning at 410-887-3480.

Section Chief:



AFK/JL



Maryland Department of Transportation
State Highway Administration

Parris N. Glendening
Governor

David L. Winstead
Secretary

Parker F. Williams
Administrator

Date: 12-28-94

Ms. Gwen Stephens
Baltimore County Office of
Permits and Development Management
County Office Building, Room 109
Towson, Maryland 21204

RE: Baltimore County
Item No. 256 JRA

Dear Ms Stephens:

This office has reviewed the referenced item and we have no objection to approval as it does not access a State roadway and is not affected by any State Highway Administration projects.

Should you have any questions regarding this matter, please contact Larry Gredlein at 410-545-5606 or by E-mail at (lgredlein@sha.state.md.us).

Very truly yours,

for Michael M. Lenhart, Acting Chief
Engineering Access Permits Division

My telephone number is _____

Maryland Relay Service for Impaired Hearing or Speech
1-800-735-2258 Statewide Toll Free


Mailing Address: P.O. Box 717 • Baltimore, MD 21203-0717
Street Address: 707 North Calvert Street • Baltimore, Maryland 21202

BALTIMORE COUNTY, MARYLAND

INTEROFFICE CORRESPONDENCE

TO: Arnold Jablon, Director
Department of Permits & Development
Management

Date: December 29, 1998

FROM:  Robert W. Bowling, Supervisor
Bureau of Developer's Plans Review

SUBJECT: Zoning Advisory Committee Meeting
for December 28, 1998
Item Nos. 246, 247, 248, 249, 250,
253, and 254

The Bureau of Developer's Plans Review has reviewed the subject zoning items, and we have no comments.

RWB:HJO:jrb

cc: File

ZONE1228.NOC

BALTIMORE COUNTY, MARYLAND
DEPARTMENT OF ENVIRONMENTAL PROTECTION AND RESOURCE MANAGEMENT
INTER-OFFICE CORRESPONDENCE

TO: Arnold Jablon, Director
Permits and Development Management

DATE: -----

FROM: R. Bruce Seeley, Project Manager
Development Coordination
DEPRM

SUBJECT: Zoning Advisory Committee

Distribution Meeting Date:

The Department of Environmental Protection and Resource Management has
no comments for the following Zoning Advisory Committee Items:

Item #'s: 246
247
249
250
251
253
254



Baltimore County
Fire Department

Office of the Fire Marshal
700 East Joppa Road
Towson, Maryland 21286-5500
410-887-4880

December 31, 1998

Arnold Jablon, Director
Zoning Administration and Development Management
Baltimore County Office Building
Towson, MD 21204
MAIL STOP-1105

RE: Property Owner: SEE BELOW

Location: DISTRIBUTION MEETING OF December 28, 1998

Item No.: See Below

Zoning Agenda:

Gentlemen:

Pursuant to your request, the referenced property has been surveyed by this Bureau and the comments below are applicable and required to be corrected or incorporated into the final plans for the property.

8. The Fire Marshal's Office has no comments at this time,
IN REFERENCE TO THE FOLLOWING ITEM NUMBERS:

246, 247, 248, 250, 251, 253, and 254

REVIEWER: LT. ROBERT P. SAUERWALD

Fire Marshal Office, PHONE 887-4881, MS-1102F

cc: File



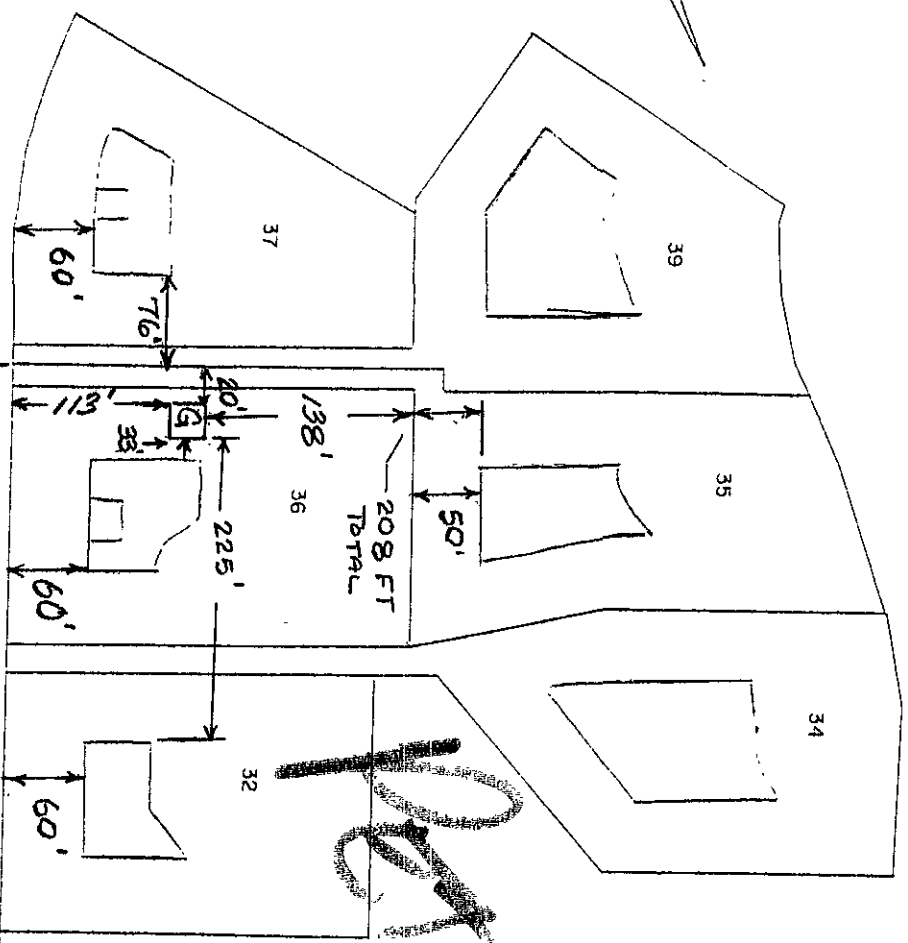
Plat to accompany Petition for Zoning ☒ Variance ☐ Special Hearing

PROPERTY ADDRESS: 9999 Village Green DR. see pages 5 & 6 of the CHECKLIST for additional required information

Subdivision name: EDRICH MANOR

plat book # 68, folio, 126, lot # 32, section # 3

OWNER: Charles Nelson & Valerie Nelson



VILLAGE GREEN DRIVE



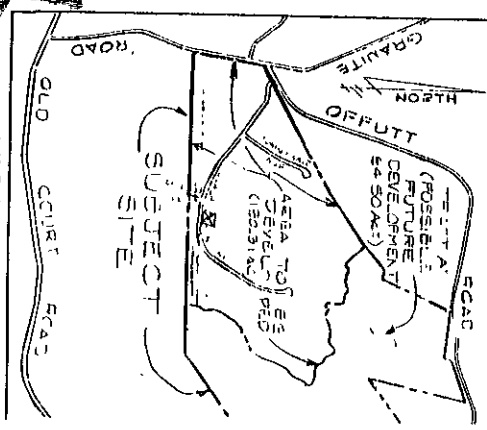
North

date: _____

prepared by: _____

ROAD
see 2nd page for scaled
site plan

Scale of Drawing: 1" = 100 FT



VICINITY MAP
SCALE: 1" = 400 FT

LOCATION INFORMATION

Election District: 2

Councilmanic District: 2

1" = 200' scale map #: NW 5 K

Zoning: R, C 5

Lot size: 1.109

acres

square feet

- | | | |
|--------|---------------------------------|---|
| SEWER: | <input type="checkbox"/> public | <input checked="" type="checkbox"/> private |
| WATER: | <input type="checkbox"/> public | <input checked="" type="checkbox"/> private |

Prior Zoning Hearings:

97-192 SPIT OVER ALL DEVELOPMENT

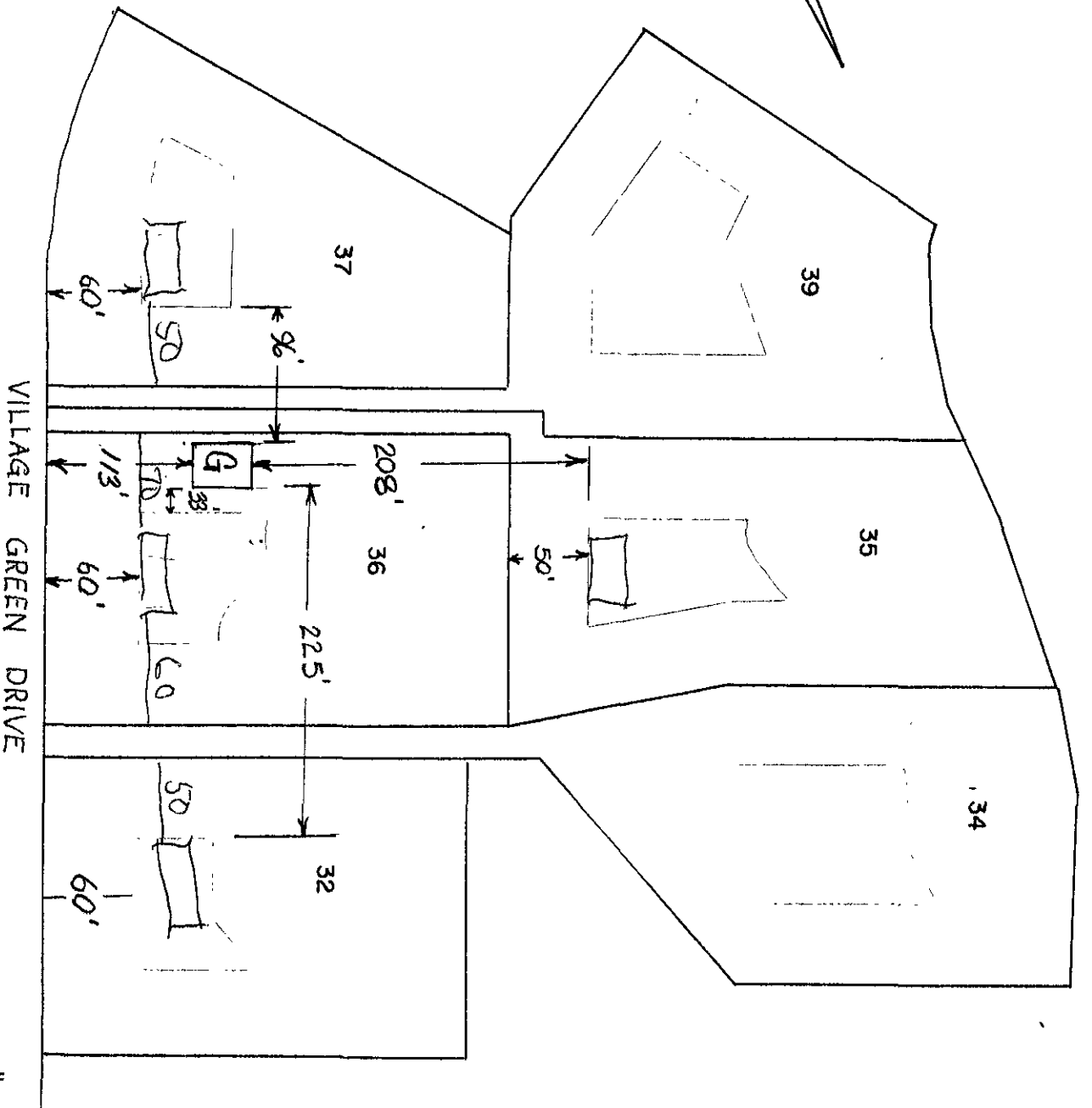
Zoning Office USE ONLY

reviewed by: _____ ITEM #: _____ CASE #: _____

307

250

99-2507



1" = 100'

250



Lot
32

99-250-A